

Single Family Residence **RESIDENTIAL**

2006 ROSECLIFF DR

NASHVILLE, TN 37206

\$462,656 TopHap Estimate · \$330 / ft² · confidence 95 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,402 ft²

LIVING AREA

0.27 ac

LOT SIZE

1952

YEAR BUILT

1

STORIES

7

ROOMS

VALUATION

\$463K

\$438K low

\$487K high

Last Sale

\$95,000 · May 30, 2003

Est. Owner Equity

\$372,511

Loan-to-Value

20%

TAX & ASSESSMENT

Property Tax	\$3,325 (2025)
Assessed Value	\$118,150
Previous Assessed	\$75,900
Assessor Market Value	\$472,600

PROPERTY FACTS

Property Type	Single Family Residence
County	Davidson
Lot (acres)	0.27
Foundation	Raised (Unspecified)
Heating	Central
Cooling	Central
Pool	No

Deck · 488 ft²

Porch · 128 ft²

CLIMATE RISK

73
FLOOD

15
WILDFIRE

92
HEAT

84
STORM

16
DROUGHT

Scores 0–100; higher = greater projected risk.

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Stratford STEM Magnet School	Middle	6–12	0.4 mi
Rosebank Elementary School	Elementary	KG–5	0.5 mi

District: Nashville-Davidson County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 37206

131 CRIME INDEX	101 AIR POLLUTION	26,356 POPULATION	\$89K MEDIAN IN-COME	59°F AVG TEMP	56% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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